



Oregon

Theodore Kulongoski, Governor

Department of Environmental Quality

Northwest Region Portland Office

2020 SW 4th Avenue, Suite 400

Portland, OR 97201-4987

(503) 229-5263

FAX (503) 229-6945

TTY (503) 229-5471

April 25, 2006

(b)
(6)
(b) (6)

Re: No Further Action Determination
King-Ries Property Site
2550 NW 25th Place
Portland, Oregon
ECSI #4560

Dear Mr. Ries:

The Oregon Department of Environmental Quality (DEQ) reviewed site investigation reports and other information regarding the King-Ries LLC property located at 2550 NW 25th Place in Portland.

Soil borings at the subject site indicated that contaminated fill generated during operation of an historic incinerator and landfill was present beneath the northern portion of the site. Site operations did not routinely use hazardous substances, and there is no indication that significant releases of hazardous substances related to site activities have occurred. Consistent with DEQ's previously approved a remedy for adjacent property also built over the landfill, DEQ considers the cap formed by the site building and pavement to be protective of occupational workers at the site.

^{Ries}
King-Ries LLC entered into an Easement and Equitable Servitude (EE&S) with DEQ to ensure that the cap is maintained to eliminate direct contact exposure to landfill wastes, and to minimize groundwater infiltration. Other conditions of the EE&S include a restriction on groundwater use or installation of dry wells. The EE&S was recorded by Multnomah County on April 24, 2006.

DEQ held a 30 day public comment period in the month of March 2006 to announce selection of the proposed remedy and issuance of a no further action (NFA) determination for the site. No comments were received. Because the cap and other restrictions provide an engineering control to eliminate significant risk, DEQ requires the site to be added to the Confirmed Release List (CRL) and Inventory of Hazardous Substance sites. DEQ is in the process of listing the site and you will be receiving further documentation from DEQ in this regard.

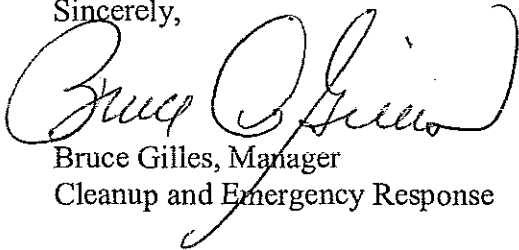
Based on our review of available site information, no further action is required at the site under the Oregon Environmental Cleanup law, ORS 465.200 *et. seq.*, unless additional information becomes available that warrants further investigation.



DEQ files and the Environmental Cleanup and Site Information (ECSI) database will be updated to reflect the NFA determination upon addition of the site to the CRL and Inventory and complete payment of DEQ costs. When the listing is finalized DEQ will initiate project closeout activities and you should receive a final invoice from DEQ within about 60 days.

If you have any questions or comments about the information presented in this letter, please contact me at (503) 667-8414 (ext 55009).

Sincerely,

A handwritten signature in black ink, appearing to read "Bruce Gilles", written over a horizontal line.

Bruce Gilles, Manager
Cleanup and Emergency Response

cc: Mark Pugh, DEQ NWR C/ER